

GRANT DEED

HUNT THEATRES, a co-partnership; WARREN-ANDERSON CO., a co-partnership; DICKRAN O. BELOIAN and SATENIG BELOIAN, husband and wife, ELIA D. POWELL, formerly known as ELLA D. SCHWARTZ; J. HOWARD SCHWARTZ and IRENE J. SCHWARTZ, husband and wife; ARTHUR B. SCHWARTZ and RUTH G. SCHWARTZ, husband and wife, ERNEST E. VOGT and HELEN VOGT, husband and wife; ELEANOR BACKUS and FLORENCE BACKUS, ZOE N. CORDELL, known as ZOE N. JAGERS, and DUFF S. HANSEN and ELSIE HANSEN, husband and wife, for a valuable consideration, receipt of which is hereby acknowledged, do hereby grant to the CITY OF RIVERSIDE, a municipal corporation of the State of California, the following described real property for public street and alley purposes over and along that certain 25-foot wide parcel of land in the City of Riverside, County of Riverside, State of California, that lies in "Magnolia Center Tract No. 2" as per map recorded in Book 23, page 12 of Maps, in the office of the County Recorder of said County, and "Magnolia Center Tract" as per map recorded in Book 17, page 46, of Maps, in the office of the County Recorder of said County, and in Government Lot 3, Section 34, Township 2 South, Range 5 West, S. B. B. & M.:

Said 25-foot wide strip or parcel of land being farther described as lying 12.50 feet on each side of the following described center line:

Beginning at a point in the NEly line of Lot 8 of said "Magnolia Center Tract No. 2" that is 60.07 feet SEly along said NEly line from the most Nly corner of said Lot 8, said point being also described as being SEly 175.07 feet along the SWly line of Elizabeth Street, as shown on a map of said "Magnolia Center Tract No. 2," from the most Nly corner of Lot 7 of said "Magnolia Center Tract No. 2"; thence SWly 149.44 feet, plus or minus, along a line parallel with the NWly line of said Lot 8 to a point in the West line of said Lot 8 that is Sly 55.74 feet from the angle point in said West line of said Lot 8, thence Sly along said Wly line of said Lot 8 and along its Sly prolongation, said prolongation being the Wly line of said "Magnolia Center Tract" and the Ely line of said Government Lot 3, to the right of way of the Union Pacific Railroad as said railroad right of way is shown on said map of "Magnolia Center Tract."

The above described property consists of a strip of land which is owned separately by the above named grantors and said grantors are conveying that portion of the above described real property of which they now are the owners.

The grantors hereby waive any claim for any and all damages to any other real property owned by the grantors contiguous to the lands hereby conveyed, by reason of the location, construction and/or maintenance of said street or alley.

IN WITNESS WHEREOF the said grantors have executed the within instrument on the day and year hereinafter set forth.

HUNT THEATRES, a co-partnership

By /s/ Roy C. Hunt
A. Partner

Deed signed by all the above

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GRANT DEED

HUNT THEATRES, a co-partnership; WARREN-ANDERSON CO., a co-partnership; DICKRAN O. BELOIAN and SATENIG BELOIAN, husband and wife; ELIA D. POWELL, formerly known as ELLA D. SCHWARTZ; J. HOWARD SCHWARTZ and IRENE J. SCHWARTZ, husband and wife; ARTHUR B. SCHWARTZ and RUTH G. SCHWARTZ, husband and wife; ERNEST E. VOGT and HELEN VOGT, husband and wife; ELEANOR BACKUS and FLORENCE BACKUS; ZOE N. CORDELL, also known as ZOE N. JAGERS; and DUFF S. HANSEN and ELSIE HANSEN, husband and wife, for a valuable consideration, receipt of which is hereby acknowledged, do hereby grant to the CITY OF RIVERSIDE, a municipal corporation of the State of California, the following described real property for public street and alley purposes over and along that certain 25-foot wide parcel of land in the City of Riverside, County of Riverside, State of California, that lies in "Magnolia Center Tract No. 2" as per map recorded in Book 23, page 12 of Maps, in the office of the County Recorder of said County, and "Magnolia Center Tract" as per map recorded in Book 17, page 46, of Maps, in the office of the County Recorder of said County, and in Government Lot 3, Section 34, Township 2 South, Range 5 West, S. B. B. & M.

Said 25-foot wide strip or parcel of land being further described as lying 12.50 feet on each side of the following described center line:

Beginning at a point in the NEly line of Lot 8 of said "Magnolia Center Tract No. 2" that is 60.07 feet SEly along said NEly line from the most Nly corner of said Lot 8, said point being also described as being SEly 175.07 feet along the SWly line of Elizabeth Street, as shown on a map of said "Magnolia Center Tract No. 2," from the most Nly corner of Lot 7 of said "Magnolia Center Tract No. 2"; thence SWly 149.44 feet, plus or minus, along a line parallel with the NWly line of said Lot 8 to a point in the West line of said Lot 8 that is Sly 55.74 feet from the angle point in said West line of said Lot 8; thence Sly along said Wly line of said Lot 8 and along its Sly prolongation, said prolongation being the Wly line of said "Magnolia Center Tract" and the Ely line of said Government Lot 3, to the right of way of the Union Pacific Railroad as said railroad right of way is shown on said map of "Magnolia Center Tract."

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The grantors hereby waive any claim for any and all damages to any other real property owned by the grantors contiguous to the lands hereby conveyed, by reason of the location, construction and/or maintenance of said street or alley.

IN WITNESS WHEREOF the said grantors have executed the within instrument on the day and year hereinafter set forth.

HUNT THEATRES, a co-partnership

By /s/ Roy C. Hunt
A. Partner

Deed signed by all the above

GRANT DEED

1 HUNT THEATRES, a co-partnership; WARREN-ANDERSON CO., a
2 co-partnership; DICKRAN O. BELOIAN and SATENIG BELOIAN, husband and
3 wife; ELIA D. POWELL, formerly known as ELLA D. SCHWARTZ; J. HOWARD
4 SCHWARTZ and IRENE J. SCHWARTZ, husband and wife; ARTHUR E.
5 SCHWARTZ and RUTH G. SCHWARTZ, husband and wife; ERNEST E. VOGT and
6 HELEN VOGT, husband and wife; ELEANOR BACKUS and FLORENCE BACKUS;
7 ZOE N. CORDELL, also known as ZOE N. JAGERS; and DUFF S. HANSEN and
8 ELSIE HANSEN, husband and wife, for a valuable consideration, receipt
9 of which is hereby acknowledged, do hereby grant to the CITY OF
10 RIVERSIDE, a municipal corporation of the State of California, the
11 following described real property for public street and alley pur-
poses over and along that certain 25-foot wide parcel of land in the
City of Riverside, County of Riverside, State of California, that
lies in "Magnolia Center Tract No. 2" as per map recorded in Book
23, page 12 of Maps, in the office of the County Recorder of said
County, and "Magnolia Center Tract" as per map recorded in Book 17,
page 46, of Maps, in the office of the County Recorder of said County,
and in Government Lot 3, Section 34, Township 2 South, Range 5 West,
S. B. B. & N.:

12 Said 25-foot wide strip or parcel of land being further
13 described as lying 12.50 feet on each side of the follow-
ing described center line:

14 Beginning at a point in the NEly line of Lot 3 of said
15 "Magnolia Center Tract No. 2" that is 60.07 feet SEly
16 along said NEly line from the most Nly corner of said
17 Lot 8, said point being also described as being SEly
18 175.07 feet along the SWly line of Elizabeth Street, as
19 shown on a map of said "Magnolia Center Tract No. 2,"
20 from the most Nly corner of Lot 7 of said "Magnolia
21 Center Tract No. 2"; thence SWly 149.44 feet, plus or
22 minus, along a line parallel with the NWly line of said
23 Lot 8 to a point in the West line of said Lot 8 that is
24 Sly 55.74 feet from the angle point in said West line of
25 said Lot 8; thence Sly along said Wly line of said Lot 8
26 and along its Sly prolongation, said prolongation being
27 the Wly line of said "Magnolia Center Tract" and the Sly
28 line of said Government Lot 3, to the right of way of
the Union Pacific Railroad as said railroad right of
way is shown on said map of "Magnolia Center Tract."

23 The above described property consists of a strip of land which
24 is owned separately by the above named grantors and said grantors
25 are conveying that portion of the above described realproperty of
which they now are the owners.

26 The grantors hereby waive any claim for any and all damages
27 to any other real property owned by the grantors contiguous to the
28 lands hereby conveyed, by reason of the location, construction
and/or maintenance of said street or alley.

IN WITNESS WHEREOF the said grantors have executed the within
instrument on the day and year hereinafter set forth.

HUNT THEATRES, a co-partnership

By /s/ Roy C. Hunt
A. Partner

GRANT DEED

HUNT THEATERS, a co-partnership; WARNER-ANDERSON CO., a co-partnership; DICKMAN O. DELOIAN and SAMUEL E. DELOIAN, husband and wife; ELIA D. POWELL, formerly known as ELIA D. SCHWARTZ; J. MORARD SCHWARTZ and IRVING J. SCHWARTZ, husband and wife; ARTHUR B. SCHWARTZ and RUTH C. SCHWARTZ, husband and wife; ERNEST S. VOGT and ELLER VOGT, husband and wife; LEONARD EACHTUS and FLORENCE EACHTUS; ZOE N. CORDELL, known as ZOE N. JAGERS; and DUFF S. MARSON and ELSTON MARSON, husband and wife, for a valuable consideration, receipt of which is hereby acknowledged, do hereby grant to the City of RIVERSIDE, a municipal corporation of the State of California, the following described real property for public street and alley purposes over and along that certain 25-foot wide parcel of land in the City of Riverside, County of Riverside, State of California, that lies in "Magnolia Center Tract No. 2" as per map recorded in Book 23, page 12 of Maps, in the office of the County Recorder of said County, and "Magnolia Center Tract" as per map recorded in Book 17, page 46, of Maps, in the office of the County Recorder of said County, and in Government Lot 3, Section 34, Township 2 South, Range 5 West S. E. E. & M.:

Said 25-foot wide strip or parcel of land being further described as lying 12.50 feet on each side of the following described center line:

Beginning at a point in the Nly line of Lot 8 of said "Magnolia Center Tract No. 2" that is 31.07 feet Nly along said Nly line from the most Nly corner of said Lot 8, said point being also described as being Sly 175.07 feet along the Sly line of Elizabeth Street, as shown on a map of said "Magnolia Center Tract No. 2," from the most Nly corner of Lot 7 of said "Magnolia Center Tract No. 2"; thence Sly 149.44 feet, plus or minus, along a line parallel with the Nly line of said Lot 8 to a point in the West line of said Lot 8 that is Sly 55.74 feet from the angle point in said West line of said Lot 8; thence Sly along said Nly line of said Lot 8 and along its Sly prolongation, said prolongation along the Nly line of said "Magnolia Center Tract" and the Nly line of said Government Lot 3, to the right of way of the Union Pacific Railroad as said railroad right of way is shown on said map of "Magnolia Center Tract."

The above described property consists of a strip of land which is owned separately by the above named grantors and said grantors are conveying that portion of the above described real property of which they now are the owners.

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HUNT THEATERS, a co-partnership

By /s/ Roy C. Hunt
A. Partner